

**HOUSING PRODUCTION TRUST FUND BOARD  
DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT  
GOVERNMENT OF THE DISTRICT OF COLUMBIA**

**MEETING MINUTES**

THURSDAY, JANUARY 16, 2020  
12:30 pm  
DHCD ROOM 318

**WELCOME**

**Susanne Slater, Chairperson**

The DHCD Housing Production Trust Fund Board convened in Room 318, 1800 Martin Luther King Jr. Ave. SE, Washington, DC., pursuant to notice at 12:46 pm, Susan Slater, Chairperson, presiding.

**Board Members Present:**

Susanne Slater  
Jim Knight  
Charles Lowery  
Stan Jackson

**Also present:**

Drew Hubbard – DHCD Deputy Director – Operations  
Tsega Bekele – DHCD Interim Chief of Staff  
Richard Livingstone - DHCD Interim Deputy Chief of Staff and Communications Director  
Erin Wilson - DHCD DFD Deputy Manager  
Sheila Miller – DHCD Deputy Director – Programs  
Danilo Pelletiere – DHCD Housing Development/Policy Advisor

\* present via telephone

## **MINUTES**

Minutes from the October 2019 nor November 2019 were not available for discussion and vote.

### **DHCD UPDATE**

**Drew Hubbard, Deputy Director**

Deputy Director Hubbard provided agency updates, noting Director Donaldson was on extended personal leave but that she extends her regards. Drew shared that the agency would be making announcements tomorrow at the New Year, New Housing event hosted by the Mayor and encouraged board members to attend.

Drew also shared updates from the Mayor's 2020 Accountability report where Sheila Miller was on a panel for DHCD. She shared for the first time publicly the number of applications we received for the last RFP round, something we have never done before in the hopes of illustrating the over subscription of the fund and the need for additional investments in HPTF.

Drew updates the group on the upcoming round of stakeholder engagement around getting to 36,000 by 2025. The agency, our partners at the Office of Planning and the Deputy Mayor for Planning and Economic Development, under the leadership of the Mayor's Office of Policy, are undertaking a round of engagements to seek input from experts on just what needs to happen and change to achieve these goals. He noted the group would be meeting with the DC Building Industry Association on 1/22, the Coalition for Non-Profit Housing and Economic Development on 1/30, and the Housing Association of Non-Profit Developers was soon to be scheduled.

Finally, Drew shared the dates of upcoming hearings for the agency. Performance Oversight would begin with public witnesses on January 28<sup>th</sup>, the government witness testimony by Director Donaldson would occur on February 10<sup>th</sup> and finally our Budget Oversight hearing is scheduled for April 8<sup>th</sup>.

The board discussed what some of their feedback would be if asked what needs to change in order to achieve production goals including RFP cycles, securitizing bond funds, and predictability of funding for market response. They also discussed work their undertaking separately to encourage support for the goals.

### **HOUSING PRODUCTION TRUST FUND UPDATE**

**Erin Wilson, DHCD**

Erin shared that threshold decisions would be made within the next week. She shared statistics on the current round, including that we received 37 applications for \$370M in HPTF. She announced the closing of Anacostia Gardens in early January making it the 3<sup>rd</sup> closing of the current fiscal year. She drew the Boards attention to several upcoming closings we anticipate including Kennedy Street, the Hebrew Home, Spring Flats and Eastern Avenue. Finally, she shared we have received applications for the full initial \$1M in predevelopment.

### **LEGISLATIVE UPDATE**

**Danilo Pelletiere, DHCD**

Danillo shared updates on legislation including the Housing Conversion Clarification Eviction Act that was recently introduced that provides for fees associated with unit reduction to be sent to the Housing Production Trust Fund.

Charles Lowery motioned to adjourn the meeting. The motion was seconded by Jim Knight. All voted in favor. The meeting was adjourned at 1:46pm.